

TOWN OF SOUTHAMPTON

Department of Land Management
Town Conservation Board
116 HAMPTON ROAD
SOUTHAMPTON, NY 11968

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HARRY S. LUDLOW
CHAIRPERSON

JAY SCHNEIDERMAN
TOWN SUPERVISOR

Harry S. Ludlow, Chairman

George J. Heine, Vice-Chairman
Jeremiah P. Collins
Anne Hickey Algieri

Thomas Rickenbach, Secretary
Sunshine Gumbs
Terrence Flanagan

Meeting Minutes of November 30, 2016

BOARD MEMBERS PRESENT: Harry S. Ludlow, Chairman
George J. Heine, Vice-Chairman
Terrence Flanagan
Thomas Rickenbach
Jeremiah Collins

BOARD MEMBERS ABSENT: Anne Hickey Algieri
Sunshine Gumbs

ALSO PRESENT: Martin E. Shea, Chief Environmental Analyst
Kathleen Murray, Deputy Town Attorney
Dolores Miner, Conservation Board Secretary
C. Theresa Masin, Environmental Analyst
Bryan Tymann, BGT Consulting
Heather Bester, Applicant
Charles Bowman, Land Use Ecological Services, Inc.
Mr. Patrick Fife, Esq.

The meeting was called to order at approximately 7:00 PM by Chairman Ludlow.

Approval of Minutes:

As a quorum was not possible, the Chairman tabled the approval to later in the meeting.

Resolution to Schedule Conservation Board Meeting Dates 2017

A motion was made by Mr. Rickenbach and seconded by Mr. Flanagan to approve the meeting dates for 2017. The motion was approved by a 5-0 vote. Mr. Heine and Mr. Collins were not in attendance.

Mr. Heine arrives at 7:05 pm.

Advisory Reports

Planning Board:

Southampton Country Day Camp-DEIS

665 Majors Path, North Sea

900-97-3-17.1

Ms. Masin presented. A motion was made by Mr. Rickenbach and seconded by Mr. Flanagan to send comments to the Planning Board. The motion was approved by a 6-0 vote. Mr. Collins was not in attendance.

Mr. Collins arrives at 7:07 pm.

ZBA:

Kim Strnad

81 Red Creek Road, Hampton Bays

900-151-2-26

Ms. Masin presented. A motion was made by Mr. Rickenbach and seconded by Mr. Flanagan to send comments to the Zoning Board. The motion was approved by a 7-0 vote.

Summer Wind 81, LLC.

35 Shore Drive, North Sea

900-32-1-15

Ms. Masin presented. A motion was made by Mr. Flanagan and seconded by Mr. Rickenbach to send comments to the Zoning Board. The motion was approved by a 7-0 vote.

Vincent Taldone 284 Oak Avenue, Flanders 900-166-2-29.2
Ms. Masin presented. A motion was made by Mr. Flanagan and seconded by Mr. Collins to send comments to the Zoning Board. The motion was approved by a 7-0 vote.

395 Rose Hill Road, LLC. 395 Rose Hill Road, Water Mill 900-115-3-15.2
Ms. Masin presented. A motion was made by Mr. Flanagan and seconded by Mr. Rickenbach to send comments to the Zoning Board. The motion was approved by a 7-0 vote.

Patricia M. Frank 43 Harbor Drive, Noyac 900-9-2-85
Ms. Masin presented. A motion was made by Mr. Collins and seconded by Ms. Algieri to send comments to the Zoning Board. The motion was approved by a 7-0 vote.

Approval of Minutes:

A motion was made by Mr. Collins and seconded by Mr. Flanagan to approve the minutes of November 30, 2016. The motion was approved by a 5-0 vote. Ms. Algieri and Ms. Gumbs abstained.

Administrative Wetland Permits

WAP160077	William White and Joseph Eure
WAP160084	David K. Dunaway
WAP160092	Hickory Bend LLC
WAP160096	Joseph Klosterman
WAP160099	Irene L. Johnson and Joseph Johnson, Jr.
WAR160046	Rubie Associares LLC
WAR160064	Ram Island 6, 7, 8 LLC

Re-Notice Public Hearing

A160375 Kaarp Management Group LLC 17 Ludlow Lane, Hampton Bays 900-346-1-10
Applicant has mis-noticed the previously set public hearing date of December 7, 2016. A motion was made by Mr. Rickenbach and seconded by Mr. Collins to re-schedule a public hearing for January 11, 2017. The motion was approved by a 7-0 vote.

Resolution to Issue/Deny Permit

CB1400010 Greenberg, Miriam R. 145 Little Neck Road, Shinnecock Hills 900-272-2-33
A motion was made by Mr. Rickenbach and seconded by Mr. Flanagan to issue a wetland permit. The motion was approved by a 7-0 vote.

Conservation Management Plan

A160410 Zagorski, Mark and Sabalja, Lorraine 207 Oak Street, Bridgehampton 900-088-2-55.1
Mr. Shea presented the proposed Conservation and Management plan. A motion was made by Mr. Collins and seconded by Mr. Rickenbach to waive the public hearing requirement. The motion was approved by a 7-0 vote.

Preliminary Review – SEQRA Determination

A160347 Bay Avenue Real Estate, LLC. 23 Bay Avenue, East Quogue 900-342-2-26.1
Applicant requests postponement to December 7, 2016. A motion was made by Mr. Rickenbach and seconded by Mr. Heine to postpone review of the application until December 7, 2016. The motion was approved by a 7-0 vote.

A160461 364 Dune Road LLC 74 Cobb Isle, Water Mill 900-160-3-17
Applicant requests postponement to December 7, 2016. A motion was made by Mr. Flanagan and seconded by Mr. Heine to postpone review of the application until December 7, 2016. The motion was approved by a 7-0 vote.

AI60486 *CY Hamptons Properties, LLC.* 250 Sagaponack Main Street, Sagaponack 908-3-1-8
Ms. Masin presented the Environment Division preliminary advisory report and noted that the proposed activities are classified as a Type II Action. Such report recommended that the public hearing requirement be waived, however the applicant has requested that a public hearing be held.

A motion was made by Mr. Flanagan and seconded by Mr. Rickenbach to schedule a public hearing for January 11, 2017. The motion was approved by a 7-0 vote.

A160487 Van Arsdale, Daniel and Allison 63 Old Country Road, East Quogue 900-316-1-38.003
Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities are classified as a Type II action. Such report recommended that the public hearing requirement be waived. A motion was made by Mr. Collins and seconded by Ms. Algieri to waive the public hearing. The motion was approved by a 7-0 vote.

Public Hearings

Chairman Ludlow made a motion to take the applications out of agenda order.

***A160350 Debbie and Dick Development, LLC. 179 South Country Road,
Remsenburg/Speonk 900-375-2-75.1***

Mr. Patrick Fife, attorney for a neighbor to the applicant, spoke on behalf of his client, a neighbor to the applicant, and requested that a letter be sent to the applicant regarding their repeated failure to appear. As neither the applicant nor an agent were present to speak on behalf of the applicant, Chairman Ludlow spoke on behalf of the Conservation Board. A motion was made by Mr. Rickenbach and seconded by Mr. Flanagan to adjourn the public hearing to January 11, 2017. The motion was approved by a 7-0 vote.

A separate audio recording is available for this hearing.

Ms. Masin leaves for the evening at 7:35 pm.

A160465 Bester, Heather 33 Hampton Street, Quogue 900-370-1-30.1

Mr. Bryan Tymann, the applicant's agent, presented on behalf of the applicant. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Rickenbach and seconded by Mr. Flanagan to adjourn the public hearing to January 11, 2017. The motion was approved by a 7-0 vote.

A separate audio recording is available for this hearing.

Appeal of Wetland Jurisdictional Determination

Lach, Robert *13 Wells Lane, Hampton Bays* *900-321-4-19*

Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. Mr. Charles Bowman, The applicant's agent, presented a video to the Conservation Board. A motion was made by Mr. Flanagan and seconded by Mr. Rickenbach to close the public hearing. The motion was approved by a 7-0 vote.

A separate audio recording is available for this hearing.

Al60332 *Caruana et. al.* 228 Towd Point Road, North Sea 900-59-1-32

Applicant requests adjournment to December 21, 2016. A motion was made by Mr. Flanagan and seconded by Ms. Gumbs to adjourn the public hearing to January 25, 2017. The motion was approved by a 7-0 vote.

***AI60204 CMR Unlimited Inc. &
VTG Realty and Construction LLC 77 Lower Seven Ponds Rd, Water Mill 900-113-2-6***

Applicant requests adjournment to December 7, 2016. A motion was made by Mr. Flanagan and seconded by Mr. Rickenbach, to adjourn the public hearing to December 7, 2016. The motion was approved by a 7-0 vote.

**Appeal of Wetland Jurisdictional Determination/
Schedule Public Hearing**

AI60334 **Schupfer, Walter** **51 Dumar Drive, Noyac** **900-4-1-33.2**
A motion was made by Mr. Rickenbach and seconded by M. Flanagan to schedule a public hearing for December 21, 2017. The motion was approved by a 7-0 vote.

Modifications

HCB16004 **Ram Island 6,7,8, LLC.** **48 Ram Island Drive, Tuckahoe** **900-109-1-7.1**
A motion was made by Mr. Rickenbach and seconded by Mr. Collins to issue a modified wetland permit. The motion was approved by a 7-0 vote.

CB16005 **William E. Dillmeier Enterprises, Inc.** **37 Shore Road, Westhampton** **900-376-3-31**
A motion was made by Mr. Rickenbach and seconded by Mr. Collins to issue a modified wetland permit. The motion was approved by a 7-0 vote.

Adjournment of Meeting:

A motion was made by Mr. Heine and seconded by Mr. Collins to adjourn the meeting. The motion was approved by a 7-0 vote. The meeting ended at approximately 9:25 pm.



Harry S. Ludlow, Chairman